## STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION

## **PURCHASE AGREEMENT**

	3
ATTACHMENT #_ PAGE / OF	575-030-07
PAGEOF_	RIGHT OF WAY
	OGC - 11/02
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					Page 1 of 2					
			ITEM/SEGMENT NO.:	2197221	<u> </u>					
			MANAGING DISTRICT:	Three (3	)					
			F.A.P. NO.:	N/A						
			STATE ROAD NO.:	263						
			COUNTY:	LEON						
				100						
THIS	AGREE	MENT is made by and between:	PARCEL NO.:	100						
		LEON COUNTY, a political subdivision of the St	ate of Florida		<u></u>					
		oferred to as SELLER and the STATE OF FLORIDA for the control of t		te of Floric	la Department of					
For ar hereb	nd in co y agree	nsideration of the mutual covenants and conditions here is to buy the following property or interest therein, upon the	in contained, SELLER hereb he following terms and condi	y agrees to tions:	o sell and PURCHASER					
I.	DES	CRIPTION								
	(a)	Real estate or interest therein, identified as parcel	100a	nd shown	on Right of Way Maps for					
	• •	ITEM/SEGMENT NO.: 2197221 inco	rporated herein by reference	) <b>.</b>						
		Fee Simple	•							
		Permanent Easement (Section III.(b) does not apply	y)							
		☐ Temporary Construction Easement (Sections III.(b,	•							
		☐ Leasehold Interest (Sections III.(b and c) do not app								
		_ Established Milosoft (Sounds) in (S and S) as hist app	,,							
	(b)	Personal property identified as follows:								
	(c)	☐ Outdoor Advertising structure identified by permit nu N/A	umber:	- (Section	s III.(h and c) do not anniv)					
II.	DH	RCHASE PRICE		<u> </u>						
11.	(a)									
	(b)	Amount to be paid by PURCHASER to SELLER up	osts. \$ \$	0.00						
	(c)	Itemized purchase price, fees, and costs	on contented of possible.	Ψ	0.00					
	(0)	Land	\$9,650	.00						
		Improvements	\$ 1,300							
		Real Estate Damages		.00 .00						
		(Severance/Cost-to-Cure)								
		Business Damages		0.00						
		Attorney Fees 00		1.00						
		Appraiser Fees 0	. `	0.00						
		ODA Structure		0.00						
		Other 0 (Specify)	\$C	0.00						
		(Specily) 0	_							
		(Specify)	\$	<u>).00</u>						
		TOTAL PURCHASE PRICE INCLUDING								
		FEES AND COSTS		\$	10,950.00					
111.	CO	NOITIONS AND LIMITATIONS		·	10.000.00					
	(a)	It is mutually understood that execution of this acceptance and is subject to final agency accepta purchase price and all terms and conditions cont date of this Agreement. A closing on this Agreeme	ance. Final agency acceptant tained in this Purchase Agre ant shall not be transacted pr	ice shall d sement an ior to final	enote final approval of the d constitutes the effective agency acceptance by the					
	(b)	Purchaser. Notice of final agency acceptance sha herein and delivery to SELLER not sooner than 30 SELLER is responsible for all taxes due and owing	all be evidenced by the signal days from the date of the ne	ature of the gotiator's	e Purchaser in Section VII signature in Section VI.					

SELLER agrees that all current taxes for the year in which this Agreement is made on the property acquired shall be prorated and SELLER agrees to pay his and/or her share of said prorated taxes as of the date of closing.

O SELLER agrees to pay all taxes for the current year.

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(c)	PURCHASE Section II S	R must exp	end to clea all be liable	ar encun	nbrances existina e	bered title to PURCHASER at closing. Any sums which shall be deducted at closing from the purchase price shown in encumbrances or any encumbrances arising after closing as a ub-section shall survive the closing.		
(d)	the period fr	om the date gent care in his Agreem	e of closing n protecting ent shall be	until the g the pro e delivere	SELLER perty from d to PUR	sing must be authorized by the PURCHASER in writing. During t surrenders possession to the PURCHASER, the SELLER shall m theft and vandalism. All property, whether real or personal RCHASER in the same condition existing as of the effective date ar.		
(e)	It is mutually threat of cor	understood	d that this p pursuant t	property i to Section	s necessa n 337.27,	ary for transportation purposes and is being acquired under Florida Statutes.		
(f)	575-070-12	utdoor advertising structure owner shall provide an executed ODA Permit Cancellation(s) (Form No. 12) executed by the permit holder(s) and shall surrender or account for the outdoor advertising permit tag(s) to receipt of payment for the ODA structure.						
(g)	Other:							
	_							
	ING DATE							
<b>©</b> 7	This transactior acceptance.	shall be clo	osed and th	ne instrur	nent of co	onveyance delivered within 60 days of the date of final agency		
	This transaction		osed and th	ne receip	t of warra	ant acknowledgement delivered within 60 days of the date of fina		
	WRITTEN OR							
There	Ois	<b>●</b> is not	an addend	lum to thi	s Agreem	ched hereto as Addenda, and initialed by all parties, shall controwhether typewritten or handwritten, attached hereto must be da must be signed by both the SELLER and PURCHASER. nent.  se presents to be executed in their respective name(s).		
SELLI	ER(S):					CONDITIONAL ACCEPTANCE BY PURCHASER:		
Signa	ture	·-···		<u>.</u>	Date	STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION		
Name	(Please Type	or Print)			<del></del>	BY:		
						Gigi Poulos-Petersen		
Signa	ture		<u>,</u>	ĺ	Date	Name (Please Type or Print)		
Name	(Please Type	or Print)			<del></del>	DATE:		
FINAL	L AGENCY AC	EPTANCE	<b>:</b>					
				of Way I	<b>Manage</b> r l	has caused these presents to be accepted this day of		

O District Secretary

IV.

V.

VI.

VII.

## STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION

## PURCHASE AGREEMENT

ATTACHMENT # 575 030-01
PAGE OF RIGHT OF WAY
OGC - 11/01

		PURCHASE	AGREEMENT	OGC - 11/02 Page 1 of 2
		:	ITEM/SEGMENT NO.:	2197221
			MANAGING DISTRICT:	Three (3)
			••••	ALIA
			F.A.P. NO.:	262
			STATE ROAD NO.:	
			COUNTY:	LEON
THIS AC	RFF	MENT is made by and between:	PARCEL NO.:	1117
THOAC		LEON COUNTY, a political subdivision of the	e State of Florida	
Transpo	rtatio		ESSETH	
For and hereby a	in co gree	nsideration of the mutual covenants and conditions has to buy the following property or interest therein, upon	erein contained, SELLER hereb on the following terms and cond	oy agrees to sell and PURCHASER itions:
ı.	DES	SCRIPTION		
••		Real estate or interest therein, identified as parc	el <u>1117</u> a	and shown on Right of Way Maps for
	ν-,	ITEM/SEGMENT NO.: 2197221	ncorporated herein by reference	э.
		Fee Simple		
		Permanent Easement (Section III.(b) does not a	ipply)	
		Temporary Construction Easement (Sections III	.(b, c and d) do not apply)	
		Leasehold Interest (Sections III.(b and c) do not	apply)	
	(b)	Personal property identified as follows:		
	(c)	Outdoor Advertising structure identified by perm	it number:	- (Sections III.(b and c) do not apoly)
	DUI	RCHASE PRICE		
II.		Amount to be paid by PURCHASER to SELLER	R at closing including fees and o	costs. \$125,550.00
	(a) (b)	Amount to be paid by PURCHASER to SELLER	R upon surrender of possession	\$ 0.00
	(c)	Itemized purchase price, fees, and costs	·	
	(-)	Land		<u>0,00</u>
		Improvements	\$14.45	<u>0.00</u>
		Real Estate Damages (Severance/Cost-to-Cure)	\$ <u>111.10</u>	<u>0.00</u>
		Business Damages	\$	<u>0.00</u>
<b>*</b>		Attorney Fees 00	\$	<u>0.00</u>
1		Appraiser Fees 0	\$	<u>0.00</u>
/		ODA Structure	\$	0.00
		Other 0 (Specify)	\$	<u>0.00</u>
			_	0.00
		0 (Specify)	\$	0.00
		TOTAL PURCHASE PRICE INCLUDING		
		FEES AND COSTS		\$125,550,00
111.	CO	NDITIONS AND LIMITATIONS		
•••	(a)	It is mutually understood that execution of acceptance and is subject to final agency acceptance price and all terms and conditions date of this Agreement. A closing on this Agre Purchaser. Notice of final agency acceptance herein and delivery to SELLER not sooner that	eptance. Final agency accepta contained in this Purchase Age ement shall not be transacted per shall be evidenced by the sign	ree shall denote final approval of the reement and constitutes the effective orior to final agency acceptance by the nature of the Purchaser in Section VII regotiator's signature in Section VI.
	(b)	SELLER is responsible for all taxes due and o	wing on the property as of the o	date of closing.
	(-)	SELLER agrees that all current taxes for the prorated and SELLER agrees to pay his.	he veer in which this Agreemen	t is made on the property acquired shal
		O SELLER agrees to pay all taxes for the cu		

SELLER is responsible for delivering unencumbered title to PURCHASER at closing. Any sums which

(c)	PURCHASER must expend Section II. SELLER shall be	to clear encumbrances liable for any existing	bered title to PURCHASER at closing. Any shall be deducted at closing from the purchase encumbrances or any encumbrances arising afte ub-section shall survive the closing.	price shown in
(d)	the period from the date of c	closing until the SELLER stecting the property from thall be delivered to PUF	sing must be authorized by the PURCHASER in a t surrenders possession to the PURCHASER, the m theft and vandalism. All property, whether re RCHASER in the same condition existing as of the ar.	SELLER shall
(e)	It is mutually understood that threat of condemnation, purs	t this property is necessau ant to Section 337.27,	ary for transportation purposes and is being acqui Florida Statutes.	ired under
(f)	☐ The outdoor advertising s 575-070-12) executed by the at or prior to receipt of payme	permit holder(s) and sh	ovide an executed ODA Permit Cancellation(s) (For nall surrender or account for the outdoor advertising.	orm No. ng permit tag(s
(g)				
CLOS	ING DATE			
<b>O</b> ]	This transaction shall be closed acceptance.	and the instrument of co	onveyance delivered within 60 days of the date of	final agency
O I	This transaction shall be closed agency acceptance.	and the receipt of warra	nt acknowledgement delivered within 60 days of t	he date of final
TYPE	WRITTEN OR HANDWRITTEN	PROVISIONS		
			ned hereto as Addenda, and initialed by all partie	s shall control
all prin	nted provisions in conflict then	ewith. All addenda, w	ned hereto as Addenda, and initialed by all partie hether typewritten or handwritten, attached he a must be signed by both the SELLER and PURC	ereto must be
There	O is O is not an ad	Idendum to this Agreem	ent.	JIAQEN.
N WIT	NESS WHEREOF, THE SELLE	ER(S) have caused thes	e presents to be executed in their respective nan	ne(s).
SELLE		,	CONDITIONAL ACCEPTANCE BY PURCHA	
	(-)		CONDITIONAL ACCEPTANCE BY FORCH	NOEN.
Signat	IFO	Data	STATE OF FLORIDA	
Signat	ui <del>e</del>	Date	DEPARTMENT OF TRANSPORTATION	į
Name	(Please Type or Print)		57	
	(		BY:	
		<del> </del>	Gigi Poulos-Petersen	
<u> </u>			Name (Please Type or Print)	
Signatı			Manie (Flease Type of Fillit)	
	ure	Date	•	
Vame (	ure (Please Type or Print)	Date	DATE:	
Name (		Date	•	
Name (		Date	•	
FINAL	(Please Type or Print)  AGENCY ACCEPTANCE		DATE:	
INAL	(Please Type or Print)  AGENCY ACCEPTANCE		DATE:  nas caused these presents to be accepted this	day of
INAL	(Please Type or Print)  AGENCY ACCEPTANCE		DATE:  nas caused these presents to be accepted this  O District Right of Way Manager	day of
INAL	(Please Type or Print)  AGENCY ACCEPTANCE		DATE:	